



## Mixed-use building in the Historic Center of Paço de Arcos

### Info Agente

Nombre:	ArKadia
Nombre empresa:	
País:	Reino Unido
Teléfono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalles del anuncio

Propiedad para:	Venta
Precio:	USD 6,747,556.53

### Ubicación

País:	Portugal
Estado/Región/Provincia:	Lisboa
Ciudad:	Oeiras
Publicado:	02/04/2026

#### Descripción:

Located in Oeiras.

This property consists of two 4-story buildings, located in the historic center of Paço de Arcos, just a few meters from the sea, in a tourist area surrounded by restaurants and hotels. It is an excellent investment opportunity for both residential and commercial purposes.

#### Building Details:

##### Building 1:

Ground Floor: Restaurant dining rooms, a wine cellar with a conservation chamber, and storage areas.

One of the rooms has a sea view.

1st Floor: A 136m<sup>2</sup> apartment in need of renovation, with a 56m<sup>2</sup> terrace offering sea views.

2nd Floor: A 110m<sup>2</sup> apartment for renovation.

##### Building 2:

Ground Floor: A fully operational restaurant with a total area of 377m<sup>2</sup>.

1st Floor: Changing room, staff WC, and office.

2nd Floor: A fully renovated 2-bedroom apartment (T2).

Top Floor: A fully renovated 1-bedroom apartment (T1).

#### Areas:



Gross Area: 824m<sup>2</sup>  
Useful Area: 742m<sup>2</sup>

The property includes a fully equipped, fully operational restaurant, with a 15-year lease contract in place, ensuring a stable source of income. Additionally, the property is undergoing a requalification process, with ongoing improvements, including the restoration of the roof of numbers 43 to 51. Two apartments will also be renovated: a 150m<sup>2</sup> 3-bedroom apartment (T3) and a 123m<sup>2</sup> 2-bedroom apartment (T2), both with high-quality finishes.

The location is another major attraction. The historic center of Paço de Arcos offers a rich cultural and gastronomic scene, with various restaurants and historical landmarks, such as the Church of Our Lady of Sorrows (Igreja Nossa Senhora das Dores), the Flor da Murta Palace (Palácio Flor da Murta), the Senhorial House of Quinta do Jardim, and several historic fortifications, including the Forts of São Bruno, Giribita, São Pedro, and Maias.

In addition to its charm, Paço de Arcos is a town focused on commerce and services, with business parks that house important national and international companies. At the same time, it maintains a welcoming and relaxed atmosphere, making it an ideal place for those seeking a balance between urban life and the comfort of a quiet town.

Don't miss this unique opportunity to acquire a property with great potential.

## Común

Pies cuadrados terminados: 742 m2

## Lease terms

Date Available:

## Información adicional

URL sitio web: [http://www.arkadia.com/RFZF-T8/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/RFZF-T8/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 499922

